

Unit 2452 Kensington Greens Dr # 25 - Kensington

2452 Kensington Greens Dr # 25 - 2401-2495 Kensington Greens Dr, Sun City Center, FL, Hillsborough 33573

Unit Information

MLS Number: 06168664
 Status: ACTIVE
 Size: 1,798 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Driveway, Split Garage
 View: Water
 List Price: \$345,000
 List PPSF: \$192
 Valuated Price: \$345,000
 Valuated PPSF: \$212

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units: 96
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

Building Association Information

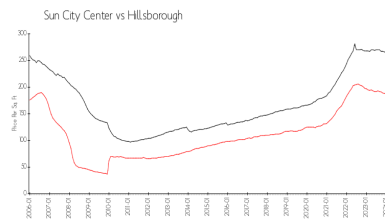
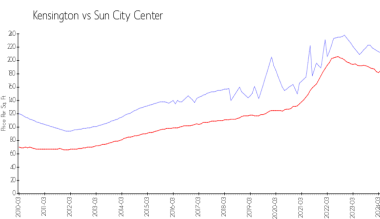
Sun City Center Community Association
 1009 North Pebble Beach Blv
 Sun City Center
 Ph: 813-633-3500
 URL: <http://www.suncitycenter.org/association.html>

Kings Point Community
 1904 Clubhouse Dr
 Sun City Center
 Ph: 813-642-8790
 URL: <http://kpscc.com/>

Recent Sales

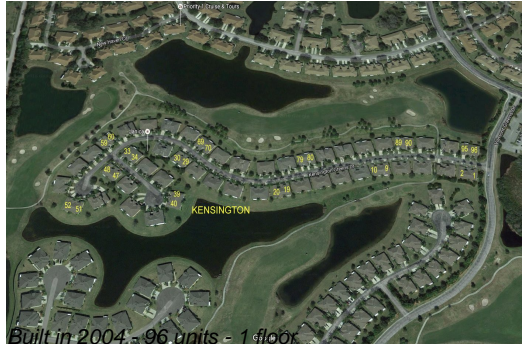
Unit #	Size	Closing Date	Sale Price	PPSF
19	1,630 sq ft	Apr 2024	\$345,000	\$212
	1,908 sq ft	Feb 2024	\$399,900	\$210
	1,746 sq ft	Dec 2023	\$350,000	\$200
0	1,608 sq ft	Nov 2023	\$325,000	\$202
2492	1,709 sq ft	Jul 2023	\$375,000	\$219

Market Information



Kensington: \$212/sq. ft.

Sun City Center: \$185/sq. ft.



Sun City Center: \$185/sq. ft. Hillsborough: \$249/sq. ft.

Inventory for Sale

Kensington	4%
Sun City Center	3%
Hillsborough	2%

Avg. Time to Close Over Last 12 Months

Kensington	54 days
Sun City Center	53 days
Hillsborough	43 days